

DIVISION OF PLANNING AND PERMITTING FREDERICK COUNTY, MARYLAND

Office of the Zoning Administrator

30 North Market Street • Frederick, Maryland 21701
301-600-2572 • FAX 301-600-2309 • TTY: Use Maryland Relay
www.FrederickCountyMD.gov/planning

Zoning Map Amendment-APPLICATION (Phase 1)

Required for Submission

- ☒ Prior to, (at least 2 business days) your submission, email williamson@frederickcountymd.gov or fax 301-600-1645
Completed application for processing and fees generated, to be paid upon initial submission.
Questions: contact Linda Williamson at 301-600-1139
- ☒ Print out from the Maryland Department of Assessments and Taxation Real Property Data, (301) 815-5350
Website: www.dat.state.md.us of property.
- ☒ Fill out and attach Zoning and Planning Public Ethics Law- Applicant Disclosure Form

Tax Map(s) 86 Parcel(s) 268 Lot # _____ Acreage 2.82 Tax ID# 01-045334

Yes or No - Property Located ON or Along a State Highway

Property "Remainder", Plat Book 83, Page 11, Northeast quadrant of New Design Road and
Address / Location English Muffin Way Intersection

Amendment Request

Current Zoning District Limited Industrial (LI)

Requested Zoning District Mixed Use Development (MXD)

☒ Property Owner ☐ Contract Purchaser
(Attach letter of consent from Owner)

Printed Name Wellington III, LLC

Address 4600 Wedgewood Boulevard, Suite A, Frederick, MD 21703

Phone 301-694-9200

Signature _____ See Attached

Check one for notification:

☐ Mail ☒ Email Karl@mataninc.com

☒ Attorney ☐ Agent Contact

Printed Name Rand D. Weinberg, Esq.

Address 30 West Patrick Street, Suite 600, Frederick, MD 21701

Phone 301-698-2350

Signature _____

Check one for notification:

☐ Mail ☒ Email rweinberg@milestockbridge.com

NOTARY PUBLIC

Subscribed and sworn to before me the day and year from above written.

SEAL

NOTARY PUBLIC-printed name _____

NOTARY PUBLIC-signature _____

My Commission expires: _____

FEES

Checks made payable to Treasurer of Frederick County-Additional fees may be due per fee schedule FY2017

<input type="checkbox"/>	1. Piecemeal Euclidean Request(REZONE)	\$2214.00+ \$20.00 per ac.
<input checked="" type="checkbox"/>	2. Floating Zone Request (FLOAT)	\$2214.00+ \$20.00 per ac.
<input checked="" type="checkbox"/>	3. Amendment to Phase I (MAP) (PUD/MXD)	\$1220.00
Total =		<u>11,220.00</u>

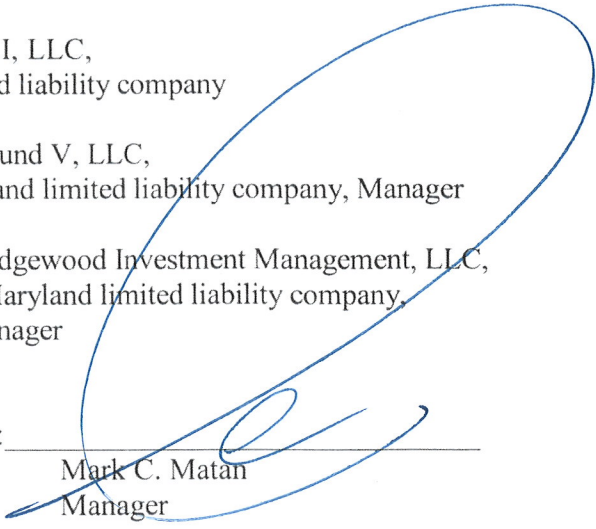
Case#
Filed Date:
A/P#
Planning Region:

ZONING MAP AMENDMENT APPLICATION
(Attachment)


WELLINGTON III, LLC,
a Maryland limited liability company

By: Matan Fund V, LLC,
a Maryland limited liability company, Manager

By: Wedgewood Investment Management, LLC,
a Maryland limited liability company,
Manager

By: 
Mark C. Matan
Manager

Subscribed and sworn to before me the 8th day of December, 2016


NOTARY PUBLIC

My commission expires: 08-08-19

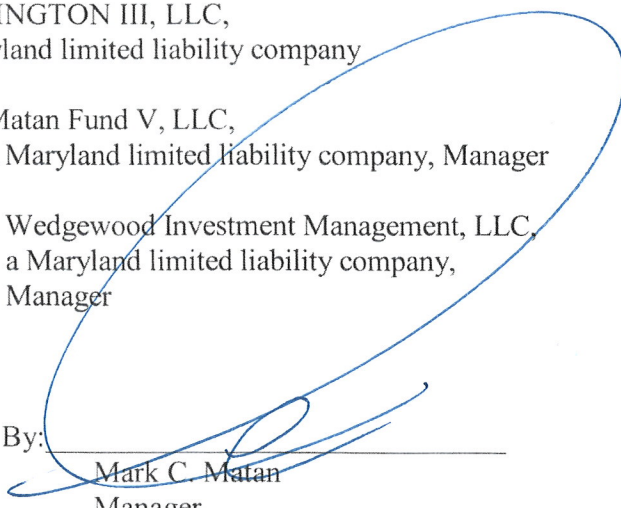
AGENT AUTHORIZATION LETTER

Wellington III, LLC being the current owner of the property located at New Design Road and English Muffin Way consisting of 2.82 acres, more or less, does hereby designate and authorize Rand D. Weinberg, Noel S. Manalo and Miles & Stockbridge P.C. to act as its agent in applying to Frederick County for approval in conjunction with a zoning map amendment to the Frederick County Zoning Ordinance for the MXD zoning classification for the above mentioned property, and to sign on their behalf all application forms and other documents which may be necessary for this purpose.

WELLINGTON III, LLC,
a Maryland limited liability company

By: Matan Fund V, LLC,
a Maryland limited liability company, Manager

By: Wedgewood Investment Management, LLC,
a Maryland limited liability company,
Manager

By: 
Mark C. Matan
Manager

APPLICANT DISCLOSURE FORM

IMPORTANT NOTE: WHILE THE APPLICATION IS PENDING, YOU MUST SUPPLEMENT THIS DISCLOSURE WHENEVER THERE IS A CHANGE IN THE INFORMATION PROVIDED.

I. Property that is the subject of the application:

Tax Map 86, Parcel 268, "Remainder", Plat Boox 83, Page 11, northeast quadrant of
New Design Road and English Muffin Way Intersection

II. Please identify all persons and entities who have any of the following interests in the land that is the subject of the application. (Include the holders of at least a 10% interest in the land):

A. Title owners: Wellington III, LLC

B. Contract purchasers: _____

C. Trustees (do not include trustees described in a mortgage or deed of trust):

III. For each person or entity named in Part II above, indicate that person's or entity's status. If there is more than one person or entity who qualifies as an applicant, provide the name of the applicant that the information pertains to in the space provided:

_____ An individual (Name: _____)

_____ A partnership (Name: _____)

- _____ General partnership
- _____ Limited liability partnership
- _____ Limited partnership
- _____ Limited liability limited partnership
- _____ Joint venture

Name all partners (optional): _____

_____ A corporation (Name: _____)

Identify all officers and directors by name and title:

 x Other business entity (Name: Wellington III, LLC)

_____ Sole proprietorship

_____ An association

 x Limited liability company

_____ Receiver (Name: _____)

_____ Trustee (Name: _____)

_____ Guardian (Name: _____)

_____ Personal representative (Name: _____)

_____ Fiduciary (Name: _____)

_____ Other representative (Specify: _____)

I hereby affirm under penalties of perjury and upon personal knowledge that the information provided herein is true. I also acknowledge that I understand that I have a duty to supplement the information provided herein should that information change while the application is pending.

Signature: See Attached

Date:

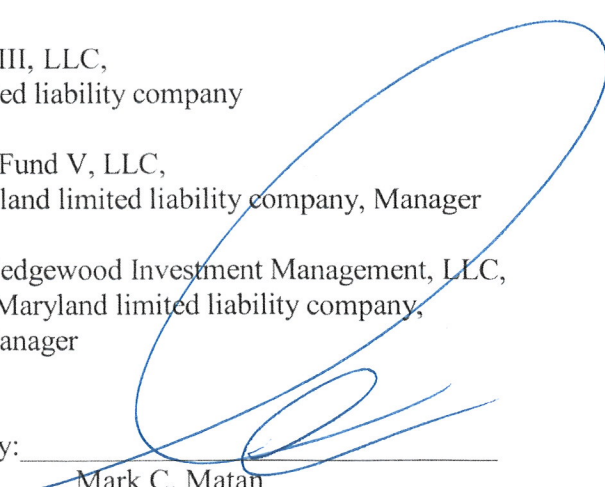
By: _____
Name and title (if applicable)

Revised June 2007

WELLINGTON III, LLC,
a Maryland limited liability company

By: Matan Fund V, LLC,
a Maryland limited liability company, Manager

By: Wedgewood Investment Management, LLC,
a Maryland limited liability company,
Manager

By: 
Mark C. Matan
Manager